

Those present:

Louis Linkel

Eric Roberts

Thomas Wilson

Franklin County Auditor: Carol L. Monroe

*Louis Linkel opens with pledge of allegiance

- I. Rezone property for Bill Schirmer (A2 to 11)
 - a. Renee Stivers – went to Area Plan (meeting) last week and they are sending a favorable recommendation. It is Franklin County’s closest connector to the interstate. We should be getting a lot of calls on this as far as industry. He has done a lot of things on this property so that it is not offensive to the neighbors.
 - b. Bill Schirmer – back in 1996 there was some discussion of an industrial park and everyone out there was concerned about the restrictions-myself included. Since last fall I have been approached by four brokers. The piece of property I own sits back six to eight hundred feet and already has a natural buffer. We are offering this to you and our thought was to be proactive than reactive. I am told that if you are not three miles within an exit ramp you are undesirable. My biggest concern was with the neighbors-if you were to rezone it we could put some restrictions on it ourselves. I could work with the neighbors to create some buffers (noise, etc.). This would be re-zoned to I-1 and in the new text it does not require a buffer. We would come in and put some deed restrictions in place. The only other thing we wanted to address is water retention because we didn’t want to dump a bunch of water on our neighbors.
 - c. Thomas Wilson – questions water and sewer
 - d. Bill Schirmer – water is close and feels something could be put on site for sewer (maybe like J&J and Sperry)
 - e. Thomas Wilson – what do you have in mind for who you would sell to.
 - f. Bill Schirmer – how you could regulate that would be difficult. Something that would bring jobs and something that would bring tax revenue. Any implications we could put in place with a larger number of employees that sounds stable and would not up and disappear. Would like to work back and forth with Renee (Stivers). Will be talking hand in hand. I have spoken with seven of the eight property owners (hand delivering certified mail). Have seen enough property in this county sold to developers and split up. Trying to get a handle on this.
 - g. Thomas Wilson – we need industry and jobs.
 - h. Renee Stivers – several years ago when we went through the comprehensive plan we marked that area for infrastructure. It was acceptable by a majority of the CIC.
 - i. Eric Roberts – are you going to retain ownership?
 - j. Bill Schirmer – all we are interested in is control
 - k. Thomas Wilson – I think you have thought this out pretty good. We need control and we need jobs.
 - l. Louis Linkel – since it came to us for a favorable vote; motion to approve (Ordinance 2007-04)
 - m. Eric Roberts – seconds the motion
 - n. Thomas Wilson – all in favor; motion carried
- II. Minutes (March 12, 2007)
 - a. Thomas Wilson – motion to approve minutes
 - b. Louis Linkel – seconds the motion
 - c. Eric Roberts – all in favor
- III. Waive Building Permit Fee for Franklin County EMS
 - a. Louis Linkel – motion to waive building permit fee on EMS (up to \$500.00)
 - b. Thomas Wilson – seconds the motion
 - c. Eric Roberts – all in favor
- IV. Adopt Fee Schedule for Transfer Station
 - a. Thomas Wilson – motion to adopt fee schedule (per pound)
 - b. Eric Roberts – seconds the motion
 - c. Louis Linkel – all in favor
- V. E-911 Director
 - a. Tracy Lightfield – my assistant felt she did not have time with family obligations to take care of the things that needed to be taken care of. I asked the other dispatchers and had two give me verbal and only one followed through with a written. My recommendation is to appoint John Hundley as my assistant 911 Director
 - b. Eric Roberts – motion to appoint John Hundley as assistant 911 Director
 - c. Louis Linkel – seconds the motion
 - d. Thomas Wilson – all in favor
- VI. Waive Permit Fee for New Building at Animal Shelter
 - a. Thomas Wilson – motion to waive
 - b. Louis Linkel seconds the motion
 - c. Eric Roberts – all in favor
- VII. Weekly Highway Engineer Report, George Hartman
 - a. Bridge #38 / St. Mary’s Road over Wolf Creek at Pumphouse Road and Wolf Creek Intersection
 - i. Held preconstruction meeting last Monday
 - ii. Closed to construction on March 14
 - iii. See photo of numerous steel beams (removed)
 1. twenty-six foot long
 2. could be incorporated into an abutment
 3. Could be used as a temporary fix on Stockpile Road (Culvert No. RA-2901)

- 4. Thomas Wilson – we need to do the same with Teehill
 - iv. Reinforcement steel delivered Thursday morning
 - b. Bridge #100 / Johnson Fork Road over Branch of Johnson Fork (stream)
 - i. Attended preconstruction meeting with Chester (Ball-Forman)
 - ii. Big issue is relocation of utility lines
 - 1. Whitewater Valley REMC
 - 2. Cincinnati Bell telephone
 - 3. Franklin County water
 - iii. initially Whitewater Valley intended to leave line active and after a meeting a new line was established
 - iv. Cincinnati Bell indicated that they wanted to be permanently located on new pole line
 - v. site meeting tomorrow meeting tomorrow at 9:00 (a.m.)
 - vi. Franklin County water was not at the meeting
 - vii. see letter from McMillin
 - 1. Gene Stewart – want to have some discussions (with J.). Wouldn't commit to paying at this time.
 - 2. don't think this will slow the project
 - viii. Notice to proceed (by consultant) – See attached letter to Mr. Barth (flip tape one)
 - 1. Louis Linkel – motion to sign
 - 2. Thomas Wilson – seconds the motion
 - 3. Eric Roberts – all in favor
 - c. Bridge #10 / Duck Creek Road over Duck Creek / Low Water Crossing (Bridge #164 and Bridge 100)
 - i. Franklin County is eligible for two additional projects
 - ii. See (2) photos
 - d. Bridge #117 / Columbus Avenue over Little Laughery Creek (Batesville)
 - i. See (2) photos
 - ii. Constructed in 1935
 - iii. 61 feet long with 19.5 fee road width
 - e. Programmatic Sign Improvement Project – Federal Aid Hazard Elimination and Safety Grant
 - i. Commissioners signed agreement
 - ii. Money will come by reimbursement
 - 1. time limit of 172 calendar days
 - iii. talked about renewal of agreement with Stello Products
 - 1. Louis Linkel – we are going to need that extension
 - iv. Todd Zellers – we did win the bid and we did purchase the material-it is sitting on my production floor. If we did re-bid this project there would definitely be an increase in signs and posts. There is a dramatic increase in materials and you would have more bureaucratic red tape from I.N.D.O.T. Do you have any questions?
 - v. Thomas Wilson – if it is going to be held at the same price, don't know why we couldn't.
 - vi. Todd Zellers – reviews graph's distributed to Commissioners (on file with Commissioners)
 - vii. Louis Linkel – motion to sign extension
 - viii. Eric Roberts – seconds the motion
 - ix. Thomas Wilson – all in favor
 - x. See renewal of contract for purchase of materials
 - f. Bid for Chip Spreader
 - i. Louis Linkel – award bid to Southeastern Inc.
 - ii. Thomas Wilson – seconds the motion
 - iii. Eric Roberts – all in favor
- VIII. Subdivision, Lake Meadows Estates (Dave White)
 - a. Joe Gillespie – the entire property was eligible for one building permit. His daughter lived back there and he didn't finish the road. His daughter has moved and now he wants to finish the road (1,950 feet). Dave is getting quotes from pavers and wonder if there should be some investigations by Nutting or someone so that he doesn't have any problems.
 - b. Thomas Wilson – if I was doing it I would want someone to look at it.
- IX. Taxation
 - a. Sharon Halcomb – don't think they are going to ok my sales disclosures from 2005. Going to check another stack of exempt. Currently we are waiting on AS2 (our sales disclosure company). Our plan is to have those in a day or two and hope that will take care of the problem. If they ok my ratio studies we can finish up and send the values to the Auditor.
 - b. Carol L. Monroe – would like to have one due date but send them out when they are ready.
 - c. Sharon Halcomb – I thought we had them all, but glad we found some.
- X. Contracts
 - a. Sharon Halcomb – have contracts for the new construction for the trustees. This year the bid from Nexus (\$7,000.00 last year) is \$13,750.00 and Appraisal Research is \$16,460.00. This is a way to get it more timely and uniform. We pay it out of Reassessment.
 - b. Louis Linkel – motion to sign contract
 - c. Thomas Wilson – seconds the motion
 - d. Eric Roberts – all in favor
- XI. Surplus at Highway
 - a. Louis Linkel – We are putting four vehicles auction at Whites' (March 31)
 - i. (1) 1991 Chevy S10 Vin. #1GCCS14Z0M2278381
 - ii. (1) 1995 Ford F350 Vin. #2FVHF37H7SCA02799
 - iii. (1) 1987 Ford L9000 Semi Tractor Vin. #1FDYW90W3KVA12428

- XII. Purdue Extension Annual Contract
- Louis Linkel motion to sign
 - Thomas Wilson – seconds the motion
 - Eric Roberts – all in favor
- XIII. Guns for deputies (tape two)
- Eric Roberts – move to allow deputies to buy all service weapons for \$1.00.
 - Louis Linkel – seconds the motion
 - Thomas Wilson – all in favor
- XIV. Recess to 1:00
- XV. Rex Pipeline Express
- Jason P. Wischmeyer – we are here to give some brief information and address some of your concerns.
 - Allen Fore – over the last several months have had a series of meetings. Hopefully we can answer some of the questions you have. Pipeline of over 1600 miles in length. Regulated by federal commission. Right now we are in the pre-filing phase of the project. Rex East specifically we hope to file for certificate within the next 30 days. Specifically we cross about 28 miles in Franklin County. 85% of the tracts are approved by land owners to survey those tracts. After survey permission we seek easement of 50 foot permanent and 75 foot construction. Construction to begin after spring of 2008. When we actually file the certificate that will set our route. I understand there are concerns about road crossings. We are still in the early part of the process. We want to be open and transparent in the process. This is an important investment in the energy. This is taking the gas that is plentiful in the west and taking it to where it is needed. This is not simply a pass through. There are interconnects along the route and those companies will have access to the gas in the pipeline. We don't own the gas we just provide the transportation of the gas. If the certificate is granted, early spring of 2008 with construction to be completed by end of 2008. We have an office in Decatur, Illinois and Columbus, Ohio.
 - Louis Linkel – have a lot of people with a lot of concerns
 - David Lowry – if we look at the explosions (ex: Wyoming). This is coming within 100 feet of our homes with 1100 impact, we don't have a chance. We just had a failure of the Alaskan pipeline, what is to say Rex won't fail. Why aren't we using the easements in the North where the terrain is flat? Whose is going to manage the integrity of this system? We have one area plan commission. Who is to say you (Rex) who is farming out all of this, who is going to manage the integrity of these people? Rex is not answering questions-we are using deceit. I question the 80% of people.
 - Eric Roberts – have you filed for rule (5) permit?
 - Allen Fore – we haven't filed for anything yet. That is when we will file our formal route. Each individual land owner we are working with know the route.
 - Louis Linkel – we need an updated map
 - David Lowry – when? We have been asking for it for a year.
 - Allen Fore – When we file our certificate there will be a map.
 - Thomas Wilson – why Franklin county? Why not shoot straight across.
 - Allen Fore – We were following the panhandle and it is not physically possible to go through Carmel, Indiana. The most direct route according to our planning is the route we have taken. We have made many adjustments to work with land owners. When he (right of way agent) goes onto their property we try to do our best to work with land owners
 - Monica Yane – the other day I read something about there is a federal regulation that if you go through a sparsely populated area they can use a thinner pipe. We have a thin pipe and don't have any safety.
 - Allen Fore – there are a lot of factors and we follow all applicable guidelines. I can certainly say the folks that are doing this have been in it for many, many years. We will get into detail when we meet with those individuals.
 - Thomas Wilson – just because they are guidelines, doesn't make it right
 - David Lowry – why does Rex have such a bad track record (Wyoming)
 - Allen Fore – we are investigating that. As part of the construction process there will be inspectors out on the line on a regular basis before the pipeline is ever brought on line.
 - Eric Roberts – who pays the inspector?
 - Allen Fore – we will have some and the federal will have
 - Eric Roberts – if you are paying the inspector, how do we know?
 - Allen Fore – we are held to standards and the federal government can bring particular regulations on us to bear. It is important to us. We are working with the state of Indiana and anyone that has jurisdiction on this line. I understand that if someone had a choice they would want it to go down the road
 - Louis Linkel – maybe the next county
 - Allen Fore – the Rex West document talks about what we do and all of the things we need to do.
 - Thomas Wilson – after the project is finished and of these hill are going to slide
 - Dave Thompson – when a pipeline comes down a hill the expanding foam comes down the pipeline to prevent erosion.
 - Louis Linkel – the damage to the county roads bothers me
 - Eric Roberts – you have approx 27 road crossings in Franklin County
 - aa. Dave Thompson – we are going to be crossing roads however you say we need to do that.
 - bb. Allen Fore – this line is going to be around for a long time
 - cc. David Lowry – you are going to have natural erosion and you are not responsible for the natural erosion?
 - dd. David Thompson – (side A of tape 2 #430) the top of the pipeline will be at least five feet below creek bed and three feet for soil.
 - ee. Allen Fore – we are trying to be good neighbors.
 - ff. David Lowry – if Rex wants to be a good neighbor, information is a part of that. Why are you keeping it a secret of why and where it is going?

- gg.Allen Fore – the proposed route; we have identified on the website the proposed general route.
- hh.David Lowry – we have contacted you office and was told unless it effects your property directly, they cannot give out that information
- ii. Allen Fore – every day we have done different alterations on the route
- jj. David Lowry – if you take 100 feet of my road frontage I can't develop
- kk.Eric Roberts – what does that do to our tax base of on this corridor?
- ll. Allen Fore – we will be paying taxes to you. I would encourage (you) to work with our right of way agent, he is here all of the time so you have a local contact, we have folks in Indianapolis. We want to be responsive.
- mm. Larry Franzman – Jason and I talked about a month ago. We wanted to set something up with commissioners so that we could understand the people to contact and where the pipeline would go. One thing that bothers me is that at some point in time it needs to be warehoused some time and wants to know where these people (500) are going to go. Everybody in this room can appreciate we need to work together. Is there anyway we can take it down another foot so that we are not bothering peoples tiles in their fields? Those are some of the things we have asked. (flip tape 2)
- nn.Eric Roberts – we have fields that are tiled three to eight foot deep and you will have to go under them and won't find it until construction starts
- oo.Ruthie Mannix – what legal recourse do we have
- pp.Christie Billings – a lot of these concerns we are already aware of. Each detail will be reviewed as long as it takes.
- qq.David Lowry – until emanate domain
- rr. Christie Billings – we will work with land owners-that is our hope to sit down with each land owner and discuss
- ss. Ruthie Mannix – our property isn't directly effected by we are downstream.
- tt. Christie Billings – raise it as such as meetings such as this and let us evaluate it
- uu.Gene Stewart – would this be state or federal court system
- vv.Christie Billings – it would be federal energy regulatory commission (F.E.R.C.).
- ww. Allen Fore – if you have a question of concern, we will be responsive to stake holders. There avenues, go onto the F.E.R.C. website.
- xx.Thomas Wilson – who controls F.E.R.C.?
- yy.Allen Fore – the commission serves at the pleasure of the president.
- zz.Monica Yane – the federal government say you can't build within a 50 foot easement but the 1100 feet would be 89 areas.
- aaa. Thomas Wilson – I would hate to give permission for a subdivision and something happen
- bbb. Larry Franzman – there are several instances with subdivisions of 20/30 homes within the blast area
- ccc. Allen Fore – we are following all federal regulations. If there are plans for construction, please let us know
- ddd. Ruthie Mannix – Rex being a good neighbor, would you make the commitment to using the best pipe?
- eee. Eric Roberts – what if we required a class four pipe in our zoning text.
- fff. Allen Fore – the F.E.R.C. is the ultimate authority. But certainly we could work with all of you.
- ggg. Eric Roberts – we could require you to put it twenty feet.
- hhh. Jason Wischmeyer – I was assured we were just coming here to discuss things we cannot make commitments. We don't know where the drainage tile is, clay fields, etc. Rex wants to work with the Commissioners
- iii. Eric Roberts – our first priority is to protect the people of the county
- jjj. Jason Wischmeyer – we are not going to put a pipeline in here with the expectations of blowing up. It has got to be an open dialogue of the project but F.E.R.C. is going to have the final say so over this project.
- kkk. Allen Fore – a mitigation plan-we have been working with Indiana Farm Bureau on this plan
- lll. Monica Yane – there is a bill that has passed the senate
- mmm. Thomas Wilson – bill 529
- nnn. Renee Stivers – directly or indirectly how is this going to affect Franklin County.
- ooo. Allen Fore – the gas that is coming to this pipeline, the nearest company will be in Shelby County. When we provide this amount of natural gas to any area it helps the market in the area.
- ppp. Louis Linkel – is there a chance of adding one to the county. It would be a considerable expense.
- qqq. Susan Jones – could we get some kinds of proceeds off of that?
- rrr.Allen Fore – that is an interesting point. Rockies express is only the transporter. Others own the gas; we just make sure it gets from one point to another.
- sss. John Estridge – refers to problems with Rex Pipeline surveyor (arrested, etc.)
- ttt. Allen Fore – our tract record is good and working hard to resolve that. When we formally file our application it becomes public record and that will be accessible through F.E.R.C. The people that will be directly effected by it they will know.
- uuu. David Lowry – I represent my neighbors and none of us have been contacted;

XVI. Adjourn

- a. Eric Roberts motion to adjourn
- b. Louis Linkel – seconds the motion
- c. Thomas Wilson – all in favor

Those also present:

Susan Jones, Secretary	George Hartman, County Engineer	Renee Stivers
Don Vonder Meulen	Larry Franzman, Area Plan Director	Mike Selke, News Examiner
Gene Stewart, Attorney	John Estridge, Whitewater Publications	Bill Schirmer
Don Miller	Todd Zellers, Stello Products	Tracy Lightfield, E-911 Director
David Lowry	Joe Gillespie, County Surveyor	Jason Wischmeyer
Monica Yane	Allen Fore Ruthie Mannix	Christie Billings

APPROVED ON 03/26/2007